

The State of South Carolina }  
COUNTY OF GREENVILLE }

FILED  
GREENVILLE CO. S. C.

DEC 6 9 37 AM 1954

MILLIE FARNSWORTH  
R.M.C.

KNOW ALL MEN BY THESE PRESENTS: I, Charles J. Spillane

..... have agreed to sell to  
Charles R. Brooks and Matilda M. Brooks

..... a certain lot or tract  
of land in the County of Greenville, State of South Carolina, on the Northeast side of  
Heatherly Drive, known and designated as a portion of Lots Nos. 57 and  
58 as shown on plat of property of Pride & Patton Land Co., recorded in  
plat Book "E", at page 249 and described as follows: BEGINNING at an iron

pin on Heatherly Drive at the joint front corner of Lots Nos. 58 and 59,  
which pin is 100 feet from the intersection of Heatherly Drive and Valley  
Street and running thence with line of Lot No. 59, N. 36-15 East 100 feet  
to an iron pin; thence S. 53-45 East 58 feet to an iron pin; thence S.  
36-15 West 100 feet to an iron pin on Heatherly Drive; thence with Heatherly  
Drive, N. 53-45 West 58 feet to the beginning corner. Said lot being a  
portion of the property conveyed to the Grantor by Rosa Paschal by deed  
recorded in Deed Book 397, at page 262, RMC Office for Greenville County.

and execute and deliver a good and sufficient warranty deed therefor on condition that they shall  
pay the sum of FOUR THOUSAND FOUR HUNDRED SEVENTY-<sup>FOUR AND NO/100 (\$4,474.00)</sup> Dollars in the following manner  
\$13.00 down, the receipt of which is hereby acknowledged and the balance  
of \$4461.00 to be repaid \$13.00 per week until paid in full

until the full purchase price is paid, with interest on same from date at 6% per cent, per annum  
until paid to be computed and paid annually, and if unpaid to bear interest until paid at same rate as  
principal, and in case said sum or any part thereof be collected by an attorney. or through legal proceed-  
ings of any kind. then in addition the sum of 10% dollars for attorney's fees, as is  
shown by my note of even date herewith. The purchaser agrees to pay all taxes while this  
contract is in force.

It is agreed that time is of the essence of this contract, and if the said payments are not made when  
due Seller shall be discharged in law and equity from all liability to make said deed, and may  
treat said Charles R. & Matilda M. Brooks as tenant holding over after termination,  
or contrary to the terms of their lease and shall be entitled to claim and recover, or retain if  
already paid the sum of monies paid in ~~rent~~ per year for rent, or  
by way of liquidated damages, or may enforce payment of said note.

In witness whereof, I have hereunto set hand and seal this 4th day of  
December A. D., 1954

In the presence of:  
A E Brown Charles J. Spillane (Seal)  
Geraldine Helch (Seal)

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For value received, the within bond for title is hereby surrendered,  
cancelled and satisfied and we agree that the same be satisfied  
and cancelled, as record, and that the premises be surrendered  
to Charles J. Spillane. Dated the 16th day of Feb 1955